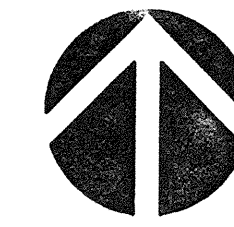


BRIGGS RANCH

928.5 ACRES

Preliminary Overall Area Development Plan P.U.D.



NOTES:

- FLOOD PLAIN SHOWN HEREON IS FROM A FLOOD PLAIN STUDY PREPARED BY PAPE-DAWSON CONSULTING ENGINEERS, INC.
- ALL ROADWAYS SHOWN ARE 60' R.O.W., 40' PAVEMENT, UNLESS OTHERWISE INDICATED.

LEGEND

- SLOPES TOO GREAT TO DEVELOP
- PROPOSED GOLF HOLE
- PROPOSED GOLF COURSE BOUNDARY

LAND USE SUMMARY

Cell	Land Use	Acres
A-1	SF-70	23.3
A-2	SF-70	22.3
A-3	SF-70	46.6
A-4	SF-70	29.0
A-5	SF-80	3.2
A-6/A-7	SFA (Attached)	2.5
A-8	SFA (Attached)	6.0
B-1	Office	16.4
B-2	Office	14.8
B-3	Office	13.8
B-4	Multi-family	19.6
B-5	Commercial	9.1
B-6	Commercial	16.0
B-7	Retail	4.0
B-8	Office	9.4
B-9	Clubhouse	9.7
B-10	Commercial	8.1
C-1	SF-70	5.5
C-2A	Rec Center	3.5
C-2B	SF-70	10.3
C-3	SF-80	6.5
C-4	SF-80	27.2
C-5	SF-80	16.8
C-6	SF-80	11.7
C-7	SF-80	18.1
C-8	SF-80	11.8
C-9	SF-80	11.4
C-10	SF-70	18.5
D-1	SF-80	9.0
D-2	SF-90	9.9
D-3	SF-90	11.9
D-4	SF-90	21.1
D-5	SF-11 ac.	33.4
D-6	SF-90	34.9
D-7	SF-90	8.5
D-8	SF-90	16.6
D-9	SF-90	25.2
Subtotal		565.6
Proposed Streets		46
Golf Course / Open Space		220
Easements / Open Space		96.9
Total		928.5

DEVELOPER

RMD and Co., Inc.
Land Development Services
1717 W. 6th St. Suite 260
Austin, Texas 78703

PLANNER

Peckham-Young, Inc.
8445 Freepoint Parkway
Suite 660
Irving, Texas 75063-2597

PLAN HAS BEEN ACCEPTED
BY THE CITY OF SAN
ANTONIO DEVELOPMENT
REVIEW COMMITTEE

Date: 3-17-95

File # 465

Signed: PAPE-DAWSON
CIVIL & ENVIRONMENTAL ENGINEERS

9310 BROADWAY, BUILDING II SAN ANTONIO, TEXAS 78217 210-824-9494

JOB NO 3498.00

OWNER:
TEXAS RESEARCH & TECHNOLOGY TRUST
14785 OMICRON DR.
SAN ANTONIO, TEXAS 78245-8201

OWNER:
META K. KELLER
14881 HWY 90W
SAN ANTONIO, TEXAS 78252

OWNER:
CONCORD OIL COMPANY
1500 ALAMO BUILDING
SAN ANTONIO, TEXAS 78205-3433

OWNER:
BRUCE M. BENGLE
6811 WESTFIELD DR.
SAN ANTONIO, TEXAS 78227

OWNER:
8343 BL, SAN ANTONIO, LTD
ADDRESS (UNKNOWN)

OWNER:
8343 BL, SAN ANTONIO, LTD
ADDRESS (UNKNOWN)

VICINITY MAP
NOT TO SCALE

RECEIVED
CITY OF SAN ANTONIO
DEVELOPMENT
DIVISION
FEB 17 PM 3:24

NO ER2D



CITY OF SAN ANTONIO

June 09, 1995

Oscar Dominguez
RAYCO
P.O. Box 5250
San Antonio, Texas, 78201

RE: Revised Creekside Subdivision POADP #464

Mr. Dominguez:

The City Staff Development Review Committee has reviewed your revised Creekside Subdivision Preliminary Overall Area Development Plan #464. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience. Although your plan was accepted, please note that the "Collector" and "Local Type B" streets, as shown on your plan, need to be platted, dedicated, and constructed at the time of plat submittal for respective units. The "Collector" needs to be built with sixty (60) feet of ROW and forty-four (44) feet of pavement. The "Local Type B" streets need to be built with sixty (60) feet of ROW and forty (40) feet of pavement.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision regulations. Any platting will have to comply with the Unified Development Code at the time of plat submittal.

If you have any additional questions or comments regarding this matter, please contact Alex Garcia. He may be reached at (210) 207-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

A handwritten signature in dark ink, appearing to read "D. Pasley".

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer
PLANNING DEPARTMENT • P. O. BOX 839966 • SAN ANTONIO, TEXAS 78283-3966
TEL: (210) 207-7900 TDD: (210) 207-7911 FAX: (210) 207-4441